

GOAL 5



**NATURAL
RESOURCES,
SCENIC AND
HISTORIC AREAS,
AND OPEN SPACES**

STATEWIDE PLANNING GOAL 5:

To protect natural resources and conserve scenic and historic areas and open spaces.

CLATSOP COUNTY GOAL 5:

To protect natural resources and conserve scenic and historic areas and open spaces.

OVERVIEW

Goal 5 is an extremely broad and complex goal. LCDC implements the goal primarily through OAR Chapter 660, division 23. Almost all of the 15 resources addressed by Statewide Planning Goal 5 can be found within the county's borders. The Goal requires local governments to inventory many of the resources, and encourages the inventory of others.

Required Inventories

- Riparian Corridors
- Wetlands
- Wildlife Habitat
- Groundwater Resources
- Oregon Scenic Waterways
- Federal Wild and Scenic Rivers
- Oregon Recreation Trails
- Natural Areas
- Wilderness Areas
- Mineral and Aggregate Resources
- Energy Sources
- Cultural Areas

Recommended Inventories

- Historic Resources
- Open Space
- Scenic Views and Sites

Goal 5 relies on inventories that have been conducted by state or federal entities or, for some resource categories, requires local inventories be developed. Inventoried resources are assessed to identify those that are high value or "significant". Inventories and assessments are the basis for developing a local program to protect significant resource sites and plan for development and conflicting uses.

Protection of these diverse resources requires a variety of approaches. The role of land use planning in this protection

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involves a threefold approach:

- Collecting and maintaining data and other inventories of assets;
- Coordinating with local, regional, state and federal programs; and
- Administering local and state regulations that protect the sustainability and quality of the resources.

The following Goal 5 significant resource sites have been identified and are listed in the Clatsop County Comprehensive Plan:

TABLE 1: CLATSOP COUNTY GOAL 5 RESOURCE INVENTORY

Riparian Corridors			
No Riparian Corridors are included in the current Goal 5 inventory. The County’s Shoreland Overlay (Goals 16 and 17) includes a 50’ buffer for specified estuarine resources and coastal shorelands. Section 6.5000, LAWDUC, includes standards for the protection of riparian vegetation.			
Wetlands			
Resource Description	Location	Planning Area	Notes
Site 1 (CP 9)	Along the Skipanon River, south of Warrenton and SE of Hwy 101	Clatsop Plains	Size: 98 acres
Site 2 (CP 13)	Taylor Lake, north of Cullaby Lake	Clatsop Plains	Size: 17 acres
Site 3 (CP 14)	Cullaby Lake	Clatsop Plains	Size: 280 acres
Site 4 (CP 15)	Between Cullaby Lake and Hwy 101	Clatsop Plains	Size: 230 acres
Site 5 (CP 16)	East of Hwy 101 from the south end of Dellmoor Loop Rd south to Palmberg Gravel Works	Clatsop Plains	Size: 380 acres
Site 6 (CP 18)	Two small lakes and adjacent wetlands on Cullaby Creek, 4000 ft south of Cullaby Lake	Clatsop Plains	Size: 160 acres
Site 7 (CP 19)	North of the road to the Crown site, up to the Palmberg Gravel Co. east of Hwy 101 and Seaside airport	Clatsop Plains	Size: 130 acres
Site 8	Southeast of Seaside; south of the Millponds, east of Hwy 101	Clatsop Plains	Size: 132 acres
Site 9 (EC 35)	Driscoll Slough marshes, between Wauna Mill and Westport	Northeast	Size: 360 acres
Fish and Wildlife Habitat			
Resource Description	Location	Planning Area	Notes
Major Big Game Range	"That portion of the county which supports the majority of big game. In general, these lands are sparsely developed forest lands."	Multiple	
Peripheral Big Game Range	"Foothill areas of the county, generally located between commercial forest lands and productive agricultural lands."	Multiple	
Excluded Big Game Range	"Developed areas that are only occasionally used by big game."	Multiple	
Upland Game Birds (grouse, mountain quail, band-tailed pigeons)	Generally corresponds with Major & Peripheral Big Game Range and includes riparian areas and mineral springs and other watering areas. See also: Sensitive Bird Habitat Overlay District (SBHO)	Multiple	
Waterfowl	Estuarine and coastal shoreland areas; water areas; riparian areas	Multiple	
Furbearers and Hunted Non-game Wildlife (aquatic species - beaver, muskrat, mink; terrestrial species - skunk, bobcat, coyote)	Aquatic furbearers: estuarine and coastal shoreland habitat; riparian areas; Terrestrial	Multiple	

	furbearers: areas considered Major and Peripheral Big Game Range.		
Non-game Wildlife (eagles, hawks, osprey, herons)	Refer to SBHO and map on page 92	Multiple	
Snowy Plover	Sparsely vegetated, active dune areas just inland from the high tide line; beach from Necanicum River north to Columbia River. See also: SBHO	Clatsop Plains	
Fish Habitat	All rivers and streams with a perennial flow; non-coastal shoreland lakes (including Big Creek Pond, Fishhawk Lake, Lost Lake, Lost Lake (yes there are two), Spruce Run Lake, Riverside Lake, Quartz Lake, Soapstone Lake, Carnahan Lake, and Cullaby Lake); riparian areas along rivers, streams, and lakes.	Multiple	
Groundwater Resources			
Resource Description	Location	Planning Area	Notes
Clatsop Plains Area		Clatsop Plains	
* See also: Goal 6 - Air, Water, and Land Resources Quality			
Oregon Scenic Waterways			
Resource Description	Location	Planning Area	Notes
Nehalem River	~4.38 miles, between Henry Rierson Spruce Run Park and the Clatsop/ Tillamook County line	Elsie-Jewell	This terminology replaces “Wild and Scenic Waterways”
Federal Wild and Scenic Rivers			
No Federal Wild and Scenic Rivers are located in Clatsop County			
Oregon Recreation Trails			
Resource Description	Location	Planning Area	Notes
Saddle Mountain Trail	North of Highway 26, west of Highway 202 Fort Stevens State Park to Clatsop/ Tillamook County line	Elsie-Jewell	
Oregon Coast Trail		Clatsop Plains Seaside Rural Southwest Coastal	
Also refer to Goal 8 Recreational Lands			
Natural Areas (Oregon State Register of Natural Heritage Resources)			
Location			
Planning Area			
Notes			
Resource Description (Per OAR 660-023-0160, sites listed in the Oregon State Register of Natural Heritage Resources are required to be included in local inventories)			
Blind Slough Swamp Preserve	North of Highway 30	Northeast	
Knappa Slough Island	North of Highway 30	Northeast	
Saddle Mountain	North of Highway 26, west of Highway 202	Elsie-Jewell	
Natural Areas (Locally-Identified Ecologically- and Scientifically-Significant Natural Areas)			
Resource Description	Location	Planning Area	Notes
Bradwood Cliffs	T 8N, R 6W, Sections 9 and 16	Northeast	-
Walker Creek Old Growth Forest	T 6N, R 6W, Sections 7 and 18	Elsie-Jewell	-

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Elsie County Park (aka Nehalem Park or Red Bluff Park)	T 5N, R 7W, Section 32	Elsie-Jewell	-
David Douglas County Park	T 5N, R 8W, Section 21	Elsie-Jewell	-
Onion Peak	T 4N, R 10W, Section 22-23	Seaside Rural	-
Sugarloaf Mountain	T 4N, R 10W, Section 1	Seaside Rural	-
Kloutchy Creek Park	T 5N, R 10W, Section 14	Seaside Rural	-
Saddle Mountain State Park	T 6N, R 8W, Sections 28, 29, 32, 33, 24	Seaside Rural	-
Bradley State Park	T 8N, R 6W, Section 16	Northeast	-
Oswald West State Park	T4N, R 10W, Section 30-31	SW Coastal	-
Wilderness Areas			

Resource Description	Location	Planning Area	Notes
Oregon Islands Wilderness	Tillamook Head Rocks; Bird Rocks; Sea Lion Rocks; Haystack Rock; Castle Rock; Jockey Cap; Tim Rock; Gull Rock; Unnamed Rocks located in Section 12, Township 5W, Range 10W	Seaside Rural Southwest Coastal	

Mineral and Aggregate Resources			
Resource Description	Location	Planning Area	Notes
Clatsop County - Clifton	T 8N, R 6W, Section 17	Northeast	Rock
Clatsop County - Big Creek	T 8N, R 7W, Section 29	Northeast	Gravel
Howard Johnson - US 101	T 5N, R 10W, Section 4	Clatsop Plains	Rock
Bayview Transit Mix - US 101	T 5N, R 10W, Section 4	Clatsop Plains	Basalt
George Ordway	T 5N, R 10W, Section 14	Seaside Rural	Basalt
Teevin Bros. Logging	T 8N, R 6W, Section 27	Northeast	Rock
Daren Berg, Humbug Rock	T 5N, R 8W, Section 18	Elsie-Jewell	Rock
M. Nygaard Logging	T 7N, R 9W, Section 31	Lewis & Clark, Olney- Wallooskee	Rock
A. Riekkola	T 7N, R 8W, Section 18	Lewis & Clark, Olney- Wallooskee	Basalt
Tagg	T 7N, R 10W, Section 3	Clatsop Plains	Sand
Horecny	T 5N, R 9W, Section 23	Seaside Rural	Rock

Various "Other Sites" are also listed, but are not protected from conflicting uses under Goal 5.	Multiple
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Energy Sources			
Resource Description	Location	Planning Area	Notes
Defined by OAR 660-023-0190 as naturally-occurring locations, accumulations, or deposits of natural gas, surface water (dam sites), geothermal, solar and wind. No energy sources have been identified or inventoried in Clatsop County. Energy sources applied for or approved through the Oregon Energy Facility Siting Council (EFSC) or the Federal Energy Regulatory Commission (FERC). There are no EFSC or FERC facilities within Clatsop County. Also refer to Goal 13 Energy Conservation			

Cultural Areas			
Resource Description	Location	Planning Area	Notes

Various archeological sites	An inventory of 90 known archeological sites is maintained in confidential status at the State Historic Preservation Office. Because of the limited number of archeological surveys undertaken, there are undoubtedly other undiscovered archeological sites in Clatsop County.	Multiple	
Historic Resources			
<u>Resource Description</u>	<u>Location</u>	<u>Planning Area</u>	<u>Notes</u>
Fort Clatsop National Monument	T 7N, R 10W, Section 35	Lewis & Clark, Olney-Wallooskee	-
Cannon at Cannon Beach	East side of Hwy 101 between Cannon Beach and Arch Cape	SW Coastal	-
Tillamook Rock Lighthouse	T 5N, R 11W, Section 1	Seaside Rural	-
Ecola State Park	T 5N, R 10W, Sections 6, 7, 18 T 5N, R 11W, Sections 1, 12 T 6N, R 10W, Sections 29, 30, 31, 32	Seaside Rural, Clatsop Plains	-
Lindgren House	T 7N, R 10W, Section 22	Clatsop Plains	-
R.W. Morrison House (aka Tagg Place)	T 7N, R 10W, Section 4	Clatsop Plains	-
Clatsop Plains Memorial Church	T 7N, R 10W, Section 4	Clatsop Plains	-
Clatsop Plains Cemetery	T 7N, R 10W, Section 4	Clatsop Plains	-
The Mill Site of the Falls Pulp Company	T 7N, R 10W, Section 27	Lewis & Clark, Olney-Wallooskee	-
The Shepherd and Morse Sawmill Site	T 8N, R 6W, Section 36	Northeast	-
Westport Log Tunnel	T 8N, R 6W, Section 36	Northeast	-
Open Spaces			
<u>Resource Description</u>	<u>Location</u>	<u>Planning Area</u>	<u>Notes</u>
General Open Space	Forest lands, agricultural lands, estuarine areas, Pacific Ocean and adjacent beaches.	All	Forest and agricultural land comprise 80% of the County's land area.
Parks, wildlife refuges, natural areas, specific scenic sites, and fresh water wetlands	Countywide	All	These categories are addressed in the corresponding section(s) of Goal 5 and Goal 8.
Areas provided in conjunction with a specific development, usually residential.	Countywide	All	Subdivisions in the Clatsop Plains area are required to have clustered lots in order to maintain open space values.
Scenic Views and Sites			
<u>Resource Description</u>	<u>Location</u>	<u>Planning Area</u>	<u>Notes</u>

Box Canyon	T 6N, R 10W, Section 13 and T 6N, R 9W, Sections 18-19	Lewis & Clark, Olney- Wallooskee and Seaside Rural	-
Knappa Gorge at Big Creek	T 8N, R 7W, Sections 28, 29, 32, 33	Northeast	-
Gnat Creek Falls	T 7N, R 6W, Section 6	Northeast	-
Plympton Creek Falls	T 7N, R 6W, Sections 2 and 11	Northeast	-
Fall Creek Falls	T 4N, R 8W, Section 20	Seaside Rural	-
Youngs River Falls	T 7N, R 8W, Section 27	Lewis & Clark, Olney- Wallooskee	-
Nehalem River from Cronin to Gorge Creek	T 4N, R 8W	Elsie-Jewell	-
Lewis and Clark Rd above Thompson Falls	T 6N, R 10W, Section 14	Clatsop Plains	-
U.S. Hwy 101 Scenic Corridor	Cannon Beach Junction to Silver Point	Seaside Rural, SW Coastal	-
Westport - Scenic Conservancy, Hwy Corridor	T 8N, R 6W, Sections 35, 36	Northeast	-
Hwy 53 - Scenic Conservancy, Hwy Corridor	T4N, R 9W, Sections 20, 27	Seaside Rural	-
North Fork Nehalem River - Scenic Conservancy, River Corridor	T 4N, R 9W, Section 25 and T 4N, R 8W, Sections 19, 20	Seaside Rural	-

Watersheds			
Resource Description - Major Waterway(s)	Location	Planning Area	Notes
Plympton Creek / West Creek	-	Northeast	Size: 8,900 acres
Hunt Creek	-	Northeast	Size: 5,100 acres
Blind Slough / Grizzly Slough	-	Northeast	Size: 24,700 acres
Big Creek / Little Creek / Fertile Valley Creek	-	Northeast	Size: 29,000 acres
Mary's Creek / Bear Creek / Ferris Creek	-	Northeast	Size: 14,500 acres
John Day River	-	Northeast	Size: 4,400 acres
Youngs River / Klaskanine River / Walluski River	-	Lewis & Clark, Olney-Wallooskee	Size: 80,300 acres
Lewis & Clark River	-	Lewis & Clark, Olney-Wallooskee	Size: 42,800 acres
Neawanna Creek / Thompson Creek	-	Clatsop Plains, Seaside Rural	Size: 4,700 acres
Canyon Creek	-	Seaside Rural	Size: 2,100 acres
Necanicum River	-	Seaside Rural	Size: 30,300 acres
Nehalem River	-	Elsie-Jewell	Size: 213,200 acres
Elk Creek	-	Seaside Rural	Size: 15,200 acres
Arch Cape Creek / Asbury Creek / Shark Creek / Fall Creek / Red Rock Creek	-	SW Coastal, Seaside Rural	Size: 7,100 acres
Clatsop Plains (Skipanon River and Neacoxie Creek)	-	Clatsop Plains	Not listed

* See also: Goal 6 - Air, Water, and Land Resources Quality

OBJECTIVES AND POLICIES

CLIMATE CHANGE

OBJECTIVE 1: Clatsop County shall work to protect watersheds, surface waters, aquifers and drinking water supplies from the impacts of climate change.

- Policy A:** The County should promote water conservation and reduced use to avoid unnecessary waste and consumption.
- Policy B:** The County should encourage the use of natural processes and functions to mitigate projected changes in climate.
- Policy C:** The County should review the need for increased riparian protection on public lands.
- Policy D:** Clatsop County should encourage state agencies and property owners to develop a framework to protect cold water streams that will serve as thermal refugia.
- Policy E:** The County may develop incentives for projects that voluntarily increase riparian and floodplain connectivity.
- Policy F:** The County will include the future planning concerns of the infrastructure districts, including water, sanitary sewer, and fire districts, in looking at future development. Such review will include the number of homes supplied.

RIPARIAN CORRIDORS

OBJECTIVE 1: The County will preserve riparian areas to provide for productive ecological function.

- Policy A:** The County may explore creating comprehensive and continuous riparian area protections across all land uses.
- Policy B:** The County may restore riparian buffers, structure and function on County-owned lands.
- Policy C:** The County may continue to work with the Columbia River Estuary Study Taskforce (CREST) to identify significant riparian areas within Clatsop County.
- Policy D:** At such time as the County chooses to conduct a riparian corridor inventory, the County shall use the Goal 5 Administrative Rule to conduct an ESEE analysis to determine which riparian corridors should be included in the County's Goal 5 resource inventory.
- Policy E:** At such time as the County chooses to conduct a riparian corridor inventory, the County shall work with property owners, community members, elected and appointed officials to determine the level of regulation necessary to protect any riparian corridors identified as a Goal 5 resource.
- Policy F:** The County shall encourage the protection of riparian corridors, recognizing that they support fish and wildlife habitat and the health of the communities.

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Policy G: The county may adopt a hybrid approach for riparian corridors.

Policy H: Grading, excavation or filling in the riparian zone of rivers, streams and creeks shall continue to be reviewed by Clatsop County, the Oregon Department of State Lands, and/or the US Army Corps of Engineers, as applicable. Filling, grading, and excavation of lands is prohibited within the shoreland overlay.

WETLANDS

OBJECTIVE 1: The County will protect significant freshwater wetlands as identified in the Statewide Wetland Inventory.

Policy A: The County will protect identified significant freshwater wetlands, for which no conflicting uses have been identified, from incompatible uses.

Policy B: The following requirements shall apply to Wetland Site 7 (which also contains white-tail deer habitat).

1. All industrial development shall be located north of the railroad right-of-way. The area between the railroad right-of-way and U.S. Highway 30 shall be designated for protection of its wetland characteristics.
2. Development of land adjacent to Driscoll Slough shall minimize the alteration of riparian vegetation, degradation of water quality and stream sedimentation.
3. Piling is preferred to filling for any access corridor across Driscoll Slough.
4. Industrial development on the eastern portion of the site shall be designed to minimize or avoid the removal of riparian vegetation along Westport Slough. Riparian vegetation removal shall be permitted where direct access to the water is required.
5. Filling of the site shall not be permitted until a specific development proposal has been reviewed and approved by the County.

Policy C: The County should encourage protection and restoration of wetlands and floodplains to improve watershed functions and soil water retention.

Policy D: The Board of Commissioners may review the work of the ad hoc wetlands advisory committee and establish buffer areas around ecologically significant areas as recommended by that committee.

Policy E: The County should identify newly emergent wetlands and utilize the Goal 5 Administrative Rule and ESEE process to determine which sites should be included in its wetlands resource inventory or used for potential wetland mitigation.

Policy F: The County may continue to work with the Columbia River Estuary Study Taskforce (CREST) to identify significant wetlands within Clatsop County.

Policy G: If significant wetlands are identified and added to the County's Goal 5 inventory, the County shall work with property owners and elected and appointed official to determine the necessary level of protection required.

Policy H: The County may work with CREST to develop educational materials to inform

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property owners about the importance of wetlands and to encourage maintenance and preservation of wetlands wherever possible.

Policy I: Clatsop County may work with realtors to advise sellers and buyers of the possibility of wetlands when properties are transferred.

Policy J: The County may digitize wetland delineations approved by the Oregon Department of State Land in order to reflect ground-truthed conditions on WebMaps.

Policy K: The County may work with DSL to refine procedures and policies to facilitate development on properties in Clatsop County that contain potential wetlands.

Policy L: The County should develop a process to allow zoning boundaries to be relocated based on ground-truthed evidence, such as DSL-approved wetland delineations.

Policy M: The County should finalize the CREST Wetlands Report (2021), submit the report to the Department of State Lands for review and approval and adopt the final DSL-approved-report. The report may be used as a basis for a workplan to pursue the identification of significant wetlands and adoption of appropriate local protection

Policy N: The County may develop a transfer of development rights (TDR) program to encourage further protection wetlands and other sensitive natural areas.

Policy O: The County may develop incentive programs to encourage the voluntary preservation of wetlands.

WILDLIFE HABITAT

GOAL 1: Clatsop County recognizes the importance of riparian vegetation in protecting fish and wildlife habitat resources. Vegetated riparian areas are vital to water quality function including the following:

1. Providing shade to maintain or reduce stream temperatures to meet state water quality standards
2. Supporting wildlife in the stream corridors
3. Minimizing erosion and nutrient loading into water
4. Maintaining natural hydrology
5. Stabilizing slopes to prevent landslides that contribute to sedimentation of water.

Clatsop County strongly encourages the protection of riparian vegetation to the greatest extent feasible from the impacts of development consistent with the best available ecological science.

Policy A: To ensure that future development does not unduly conflict with Major Big Game Range, the County shall:

1. require that review uses and conditional uses in the F-80 and AF zones be allowed only if they are found to be consistent with the maintenance of big game range;
2. require that review uses and conditional uses in the F-80 and AF zones be subject

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to clustering and siting criteria;

3. submit proposed review use and conditional use applications to the Oregon Department of Fish and Wildlife for their comments on consistency with Major Big Game habitat and recommendations on appropriate siting criteria to minimize any conflicts; and
4. submit all proposed comprehensive plan and zone changes of land zoned F-80, and AF to a more intensive use zone to the Oregon Department of Fish and Wildlife for a determination of possible conflicts with big game habitat requirements. If the Department identifies conflicts, the County will consider recommendations for resolving these conflicts.
5. Residential development in areas of big game habitat shall be of a low density so that potential conflicts (i.e. damage to gardens, yards, etc.) can be minimized.

Policy B: To ensure that future development does not unduly conflict with Peripheral Big Game Range, the County shall:

1. require that review use and conditional uses in the F-80 and AF zones be allowed only if they are found to be consistent with the maintenance of big game range;
2. require that review of conditional uses in the F-80 and AF zones be subject to clustering and siting criteria;
3. submit proposed review use and conditional use applications to the Oregon Department of Fish and Wildlife for their comments on consistency with Peripheral Big Game Range and recommendations on appropriate siting criteria to minimize any conflict; and
4. submit all proposed comprehensive plan and zone changes of land zoned F-80 and AF to the Oregon department of Fish and Wildlife for a determination of possible conflicts with big game habitat requirements. If the Department identifies conflicts, the County will consider recommendations for resolving these conflicts.
5. Residential development in areas of big game habitat shall be of a low density so that potential conflicts (i.e. damage to gardens, yards, etc.) can be minimized.

Policy C: The County shall rely on strict enforcement of support and promote enforcement of current riparian vegetation and stream protection standards in the Oregon Forest Practices Act to protect riparian vegetation along Type F streams and lakes, and Type N streams affecting Type F streams. The county may seek changes to the Forest Practices Act when necessary to better protect riparian vegetation and water quality, from potential adverse effects of forest practices.

Policy D: Existing riparian vegetation along streams and lakes not subject to the Forest Practices Act should be maintained to the greatest extent feasible to provide fisheries and wildlife habitat, minimize erosion and scouring, retard water velocities

and suppress water temperatures. To protect riparian vegetation along streams and lakes not covered by the Forest Practices Act, the County may implement buffers as required by OAR 629-635-0310, and shall require a minimum setback for non-water dependent uses of 35 feet or as determined by best available ecological practices. The County should amend buffer requirements as the best available science is updated or when Forest Practices Act-required buffers are amended.

- Policy E:** The County shall rely on the State Department of Water Resources to ensure that minimum stream flow standards required for the maintenance of fish habitat are developed and implemented.
- Policy F:** The County shall rely on the Division of State Lands' permit process, under the Fill and Removal Law, to ensure that proposed stream alterations such as bridges, channelization, or filling do not adversely affect the stream's integrity or its value as fish and wildlife habitat.
- Policy G:** The County shall submit all proposals with a potential for impact on identified Columbian White-tail deer habitat (e.g. subdivision, dredge material disposal, industrial development, and land clearing of more than 3,000 square feet) to the Oregon Department of Fish and Wildlife and the U.S. Fish & Wildlife for their determination of conflicts. If either agency identifies conflicts and makes recommendations for resolving these conflicts, the County shall implement those recommendations to the maximum extent feasible, consistent with other land use planning requirements. If in the future subpopulation of the Columbia White-tailed deer are located which are not within identified essential habitat, the County will consider recommendations for protection of these areas to the extent feasible consistent with other land use planning requirements including but not limited to the Goal 5 Administrative Rule.
- Policy H:** The County will notify USFW and ODFW when processing applications for development and activities in nesting areas and habitat sites of sensitive, threatened, and endangered species from incompatible uses and activities.
- Policy I:** The County, in coordination with property owners and state agencies, may explore the use of mechanisms to protect large, contiguous areas that currently have high-quality habitats for fish and wildlife.
- Policy J:** The County may explore developing incentives for projects that enhance connectivity between existing high-quality habitats or habitats that could be feasibly enhanced and connected.
- Policy K:** The County should identify areas of county-owned lands that contain connected, less-fragmented habitats suitable for long-term protection.
- Policy L:** The County may identify areas of county-owned lands that may be small, fragmented, or isolated, but which may still be suitable for long-term habitat preservation.

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- Policy M:** The County shall add language to its zoning code that would allow projects for restoration and enhancement of fish and wildlife habitat to be added as permitted and conditional uses in all zones.
- Policy N:** The County should consider requiring cluster developments to provide more open space. The County should encourage ODFW to identify and protect wildlife migration corridors that are usable and provide forage and water.
- Policy O:** Clatsop County should coordinate with local Native American tribes and other signing jurisdictions and agencies to implement the requirements of the Declaration of Cooperation.
- Policy P:** Unnecessary removal of shoreline vegetation shall be prohibited.
- Policy Q:** The County shall maintain important fish and wildlife sites by protecting vegetation along many water bodies through the use of riparian corridors with appropriate setbacks.
- Policy R:** Private and public owners of property on which valuable habitat is located will be encouraged to adequately protect important fish and wildlife sites. The private owners which participate in preserving the natural character of these sites will be assisted in taking advantage of reduced property taxes for protecting such areas.
- Policy S:** New subdivisions in the Clatsop Plains Planning Area in the Rural Lands designation and cluster partitions in any Comprehensive Plan designation shall be required to leave undeveloped 30% common open space, which may benefit fish and wildlife habitat.
- Policy U:** Development within crucial habitat areas shall conform to Oregon Department of Fish and Wildlife (ODFW) regulations.
- Policy V:** Habitat of all species indicated as endangered, threatened or vulnerable shall be preserved as directed by ODFW and USFW.
- Policy W:** New culverts, roads, bridges, etc. that impact rivers and streams shall be designed to minimize removal of shoreline vegetation and shall be installed in a manner that will not impede the flow of water or passage of fish.
- Policy X:** The County shall coordinate with ODFW to evaluate any proposal to change the use or modify lands that are habitat of threatened, endangered or otherwise listed species to determine possible effects on the species. Habitats of all species indicated as endangered, threatened or vulnerable should be preserved. Nesting sites of endangered bird species should be protected and buffered from conflicting uses.
- Policy Y:** Clatsop County will cooperate with governmental agencies to conserve and protect identified fish and wildlife habitat, including notifying appropriate agencies of applications that may affect fish and wildlife habitat and working on land use compatibility statements for Department of State Lands and/or US Army Corps of Engineers projects.
- Policy Z:** To conserve and protect fish and wildlife habitat, new developments shall be

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designed and constructed so as to:

1. Maintain wherever possible a natural, vegetative buffer strip along wetlands and streams;
2. Minimize the alteration of land and vegetation; and
3. Preserve open space, including agricultural and forest lands.
4. The County should revise stream and riparian setback language to align with the Oregon Forest Practice Act (FPA) as defined in OAR 629-635-0310.

FEDERAL WILD AND SCENIC RIVERS

Policy A: If any federal Wild and Scenic Rivers are designated within Clatsop County, the designated area(s) shall be added to the Comprehensive Plan Goal 5 resource inventory; and corresponding land use policies shall be added to the Land and Water Development and Use Code in accordance with OAR 660-023-0120.

STATE SCENIC WATERWAYS

Policy A: The OSW-designated section of the Nehalem River shall be included in the Comprehensive Plan Goal 5 resource inventory and corresponding land use policies shall be added to the Land and Water Development and Use Code in accordance with OAR 660-023-0130.

Policy B: If any Oregon Scenic Waterways are designated within Clatsop County, the designated area(s) shall be added to the Comprehensive Plan Goal 5 resource inventory; and corresponding land use policies shall be added to the Land and Water Development and Use Code in accordance with OAR 660-023-0130.

GROUNDWATER AND SURFACE WATER RESOURCES

Policy A: The County should cooperate and coordinate with State and Federal Agencies in assuring the beneficial use of all water areas in the County.

Policy B: In partnership with private landowners and state and federal agencies, Clatsop County may monitor impacts to groundwater resources caused by climate change, and will develop strategies to mitigate those impacts.

Policy C: The County may establish an education and outreach program to raise awareness of the value and fragility of groundwater resources and the role of the Clatsop Plains aquifer in water regeneration, supply and quality.

Policy D: In partnership with private landowners and state and federal agencies, The County may monitor the cumulative impacts of pollution on groundwater and surface water. Ensure that inappropriate development is directed to appropriate commercial and industrial districts.

Policy E: The County should encourage state and federal agencies to monitor impacts from potential sea level change, including the potential for salt water intrusion into

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coastal aquifers.

OREGON RECREATION TRAILS

- Policy A:** The Oregon Coast Trail and Saddle Mountain Trail shall be added to the Comprehensive Plan Goal 5 resource inventory.
- Policy B:** If any Oregon Recreation Trails are designated within Clatsop County, the designated trail(s) shall be added to the Comprehensive Plan Goal 5 resource inventory. Corresponding land use policies may be added to the Land and Water Development and Use Code in accordance with OAR 660-023-0150.
- Policy C:** The County is encouraged to cooperate with public and private property owners and the Oregon Parks and Recreation Commission to support the designation of new Oregon Recreation Trails in Clatsop County.

NATURAL AREAS

- Policy A:** Significant natural and scientific areas and scenic sites should be set aside for preservation and managed so as to protect the unique characteristics of the area.
- Policy B:** The County will cooperate with appropriate State and Federal agencies and private groups to ensure that examples of the full range of Clatsop County's natural ecosystem are preserved for future study and enjoyment.
- Policy C:** As resources permit, Clatsop County shall continue to identify sites for possible voluntary listings as Goal 5 inventoried natural area resources, assisting property owners who wish to participate, by entering into conservation easements, or using other instruments, such as Oregon State Register of Natural Heritage Resources, to preserve natural areas. These may be areas not previously addressed in periodic reviews. Participation would be completely at the property owner's option.
- Policy D:** The Natural designation for Sugar Loaf Mountain shall not affect the continued operating and maintenance of the radio transmitter facility located there.

WILDERNESS AREAS

- Policy A:** Clatsop County shall work with federal agencies in the protection of federal wilderness areas.
- Policy B:** Clatsop County shall periodically verify that all Clatsop County sites in the Oregon Islands Wilderness Area are listed as Goal 5 resources in the County's comprehensive plan as required by OAR 660-023-0160.

MINERAL AND AGGREGATE RESOURCES

- GOAL 1:** To protect and ensure appropriate use of mineral and aggregate resources of the county, while minimizing any adverse effects of mining and processing upon

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surrounding land uses.

- Policy A:** The County shall maintain an inventory of mineral and aggregate resources sites and shall protect significant mineral and aggregate resources consistent with Statewide Planning Goal 5 and the process for complying with the Goal specified in Oregon Administrative Rules Chapter 660, Division 16.
- Policy B:** In making a decision whether to protect a significant mineral or aggregate site from conflicting uses, the County shall recognize that Goal 5 requires the protection of natural resources for future generations, and that the requirements of other applicable Statewide Planning Goals must be considered in any analysis of conflicting uses.
- Policy C:** For each site determined to be significant, the county shall complete the remainder of the Goal 5 process of identifying conflicting uses, analyzing the ESEE consequences of the conflicting use(s), and designating a level of protection from conflicting uses. If the final decision concerning the site is to fully preserve or partially protect the resource from conflicting uses, the site shall be zoned with the Mineral and Aggregate Resources Overlay.
- Policy D:** The County shall require increased setbacks, insulation, screening, or similar measures as conditions of approval for any new conflicting use within an impact area surrounding a mineral or aggregate resource site when such measures are deemed necessary to resolve conflicts identified in a site-specific Goal 5 analysis.
- Policy E:** Mineral and aggregate resource maps shall be kept updated with active/inactive quarry/reclamation/mining overlays and layers.
- Policy F:** The Quarry/Mining Zone shall be updated to reflect the actual uses.
- Policy G:** Quarry/Mining Zone and Overlay shall be revised to accurately apply to all sites, as the zone and overlay are intended to protect the resource from conflicting uses developing next to them.
- Policy H:** The County shall review its acknowledged inventory of mineral and aggregate resources during its regular review of Goal 5.

ENERGY SOURCES

- Policy A:** Development shall not be allowed to preclude use of adjacent properties for potential wind generating facilities.
- Policy B:** The County will rely on state and federal permitting processes to govern the location of low-head hydro projects and to resolve any conflicts that may result from such projects.
- Policy C:** Clatsop County shall apply the Goal 5 Administrative Rule to oil, gas, nuclear, geothermal, and large-scale hydro that are proposed in the future.
- Policy D:** If and when the City of Astoria intends on constructing a hydroelectric facility at the Youngs River Falls site, Clatsop County shall, in cooperation with the City of Astoria,

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apply the Goal 5 Administrative Rule.

Policy E: The County should coordinate with Camp Rilea personnel and appropriate agencies to encourage the installation and use of solar panels to generate electricity.

Policy F: Clatsop County may identify possible sites that could be candidates for wind generation facilities.

Policy G: Clatsop County may review and monitor developments in ocean thermal energy conversion to determine and evaluate impacts to and benefits for Clatsop County.

CULTURAL AREAS

Policy A: The County will review land use activities that may affect known archeological sites. If it is determined that a land-use activity may affect the integrity of an archaeological site, the County shall consult with local Native American tribes and the State Historic Preservation Office on appropriate measures to preserve or protect the site and its contents.

Policy B: Native American cairns, graves and other significant archaeological resources uncovered during construction or excavation shall be preserved intact until a plan for their excavation or reinternment has been developed by local Native American tribes and the State Historic Preservation Office.

Policy C: Clatsop County should seek to work cooperatively countywide with state agencies, cities, the Clatsop County Historical Society and local historic preservation organizations, and local Native American tribes to recognize and protect cultural and historic sites.

Policy D: Clatsop County shall create a standard condition of approval for all development permits advising permit holders of requirements for Oregon Archaeological Permits.

Policy E: Clatsop County should encourage the State Historic Preservation Office and local Native American tribes to coordinate on an archaeological survey of and protection for Native American villages within Clatsop County.

Policy F: Clatsop County shall review development on properties adjacent to significant archaeological sites to ensure that activities are not in compatible with adjacent cultural resources and do not conflict with known archaeological sites.

Policy G: The County should identify ways to incorporate more input and cultural and historical knowledge from the federally recognized and unrecognized local Native American tribes.

HISTORIC RESOURCES

Policy A: Clatsop county shall seek to work cooperatively countywide with state and federal agencies, cities, the Clatsop County Historical Society and local historic preservation organizations local Native American tribes to recognize and protect cultural and historic sites.

Policy B: The County Parks Department, to the extent funding permits, will continue to

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maintain the Lindgren House.

Policy C: The County should encourage the Clatsop County Historical Society, the State Historic Preservation Office and local Native American tribes to place commemorative plaques at the sites of the Falls Pulp Mill and the Shepherd and Morse Sawmill.

Policy D: The County will continue to protect the historical character of the Tillamook Lighthouse, Morrison House, the Clatsop Plains Memorial Church and the Westport Log Tunnel through appropriate provisions in the zoning ordinance.

Policy E: Clatsop County should work with the State Historic Preservation Office and local historic preservation organizations to evaluate the historical significance of sites and buildings identified through this comprehensive plan update process. The County will protect National Register resources as required by OAR 660-023-0200.

Policy F: The County should identify ways to incorporate more input and cultural and historical knowledge from the federally-recognized and unrecognized local Native American tribes.

Policy G: The County should identify and map historic rural places and buildings in order to preserve that knowledge for future generations.

Policy H: The County should consider opportunities to designate historic routes, including information about structures that may no longer physically exist.

Policy I: The County should encourage adaptive reuse of old buildings and encourage preservation of historic buildings.

Policy J: The County should inventory and evaluate the following resources to determine historic significance:

- Bradwood and Clifton, particularly the Clifton net shed
- Svensen Cemetery
- Arch Cape Tunnel
- Wagon Trail in Arch Cape
- Hug Point and surrounding geological sites
- Hamlet School
- Hamlet Cemetery
- All sites on the National Register of Historic Places
- Sites on the State Historic Sites inventory
- State-identified archaeological sites
- Historic cemeteries

Policy K: The County should explore whether there is public support for the County becoming a Certified Local Government.

Policy L: The County should develop a public education and outreach program to inform property owners about how to properly handle and report found artifacts.

Policy M: All sites and structures within unincorporated Clatsop County that are included on the National Register of Historic Places are also included in the Clatsop County Goal 5

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historic resource inventory. Appropriate protective measures shall be developed for these sites.

Policy N: Clatsop County shall protect significant historical resources by:

1. encouraging those programs that make preservation economically possible;
2. implementing measures for preservation when possible;
3. recognizing such areas in public and private land use determinations subject to County review.

Policy O: Clatsop County shall review development on properties adjacent to significant historic sites to ensure that activities are not incompatible with adjacent historic resources and do not conflict with known historic sites.

Policy P: Clatsop County should encourage the use of identifying signs or markers for historic landmarks, historically-significant buildings and other historic sites. The Clatsop County Historical Society and other local preservation organizations should be encouraged to assist in this project.

OPEN SPACE

Policy A: The County should consider maximum-allowed lot coverage limitations countywide.

Policy B: The County should consider developing an open space acquisition program for the purposes of protecting Clatsop County's Goal 5 resources such as open space, wetlands, historic sites, and outstanding scenic sites; and for hazard mitigation functions such as flood storage or protection of landslide-prone areas. Consideration should include short and long-term funding sources. Acquisitions as part of this program would be opportunistic, as properties become available, rather than a use of eminent domain.

Policy C: The County should consider developing a program to encourage and facilitate private property owners to create conservation easements or other related instruments for the purposes of protecting Clatsop County's open space values.

Policy D: The County should consider developing a program to encourage and facilitate private property owners to eradicate noxious and/or invasive plant species.

Policy E: The County should consider requiring subdivisions to be clustered countywide in order to provide increased open space, preserve views and protect wildlife habitat to the maximum extent possible.

Policy F: Land owners should be encouraged to retain or preserve large parcels of undeveloped land as open space under the provisions of the open space taxation program.

Policy G: Permanent open space should include, whenever possible, steep dunes which would require substantial alterations for building, buffers along streams, water bodies, deflation plains, areas abutting military lands, and farm and forest lands.

Policy H: The County is encouraged to develop standards for dedicated open space in

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subdivisions that support continuity of natural resources / sensitive areas / wildlife habitat.

- Policy I:** The County should encourage the use of conservation easements where transfer of development rights and other regulatory approaches are not workable or achievable, and coordinate with land trusts, cities, state and federal agencies, and other agency partners, in educating property owners on the benefits and stewardship responsibilities that come with having a conservation easement.

SCENIC VIEWS AND SITES

- Policy A:** Protection of Goal 5 scenic views and sites should include best management practices to reduce wildfire risk.
- Policy B:** Review of energy production facilities, including but not limited to wind or off-shore production, should include an evaluation of potential impacts to Goal 5 scenic views and sites.
- Policy C:** The County should encourage owners of private property containing Goal 5 scenic views and sites to enter into conservation easements. Facilitate opportunities for property owners to voluntarily enter into conservation easements (or other instruments).
- Policy D:** The County should consider conducting an Economic, Social, Environmental, Energy (ESEE) evaluation for the following sites to determine if those areas should be included as inventoried scenic view and site resources:
- Clatsop Plains planning area, or portions thereof
 - Fishhawk/Lee Wood Park Falls
 - Jewell Meadows
 - Red Bluff Park
 - Twilight Eagle Sanctuary
 - Svensen Island
 - Bradley Hill
 - Knappa Docks
 - Fort-to-Sea Trail
 - Highway 101 to the south County border
 - Oswald West State Park
 - Ecola State Park
 - Fort Stevens State Park
 - Saddle Mountain State Park
 - Arcadia State Recreation Area
 - Hug Point State Recreation Area
 - Cape Falcon Marine Reserve
 - Ecola Forest Reserve

IMPLEMENTING OREGON ADMINISTRATIVE RULES (OAR):

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660-023 – Procedures and Requirements for Complying with Goal 5

660-016 – Complying with Statewide Planning Goal 5

660-031 – State Permit Compliance and Compatibility

COORDINATING STATE AND LOCAL AGENCIES:

Oregon Department of Fish and Wildlife (ODFW)

Oregon Department of Agriculture (ODA)

Oregon Parks and Recreation Department (OPRD)

Oregon Department of Energy (ODOE)

State Historic Preservation Office (SHPO)

Oregon Department of State Lands (DSL)

Oregon Health Authority (OHA)

Department of Geology and Mineral Inventories (DOGAMI)

Oregon Department of Land Conservation and Development (DLCD)

Columbia River Estuary Study Taskforce (CREST)

BACKGROUND REPORTS AND SUPPORTING DATA:

- Threatened, Endangered, Candidate Fish and Wildlife Species, ODFW 2021
- *Fifth Oregon Climate Assessment*, Oregon Climate Change Research Institute, January 2021
- *Future Climate Projects Clatsop County*, Oregon Climate Change Research Institute, February 2020
- *Regional Framework for Climate Adaptation Clatsop and Tillamook Counties*, Sea Grant Oregon, 2010
- *Oregon Climate Change Adaptation Framework 2021*, Department of Land Conservation and Development
- *Clatsop County Significant Wetlands; Wetland and Riparian Inventory in Unincorporated Clatsop County* – Columbia River Estuary Study Taskforce (CREST) (2021)
- Goal 5 Background Report